

8K3968PG0294

015198

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that I, VIRGINIA B. PERKINS of Granby, Hampshire County, Massachusetts, being married,

for consideration paid and in full consideration of One Dollar (\$1.00)

grant to DIANNE P. MAGEE of 241 Franklin Street, Belchertown, Massachusetts

with QUITCLAIM covenants

the land in Amherst known as 236 North Pleasant Street, containing 7,238 square feet, more or less, particularly bounded and described as follows:

Beginning at the northeasterly corner of the premises herein conveyed at an iron pipe set at the southwesterly corner of the intersection of North Pleasant Street and Hallock Street; thence

N. 81° W. along the southerly line of Hallock Street, 93 feet to an iron pipe set at the northeasterly corner of land now or formerly of Louis M. Guyott et ux; thence

S. 10° 15' W. along the easterly line of said Guyott's land, 76 feet to an iron pipe set at the southeasterly corner of said Guyott's land; thence

S. 75° 50' E. along land now or formerly of Florence B. Cutler, approximately 94.5 feet to an iron pipe set in the westerly line of North Pleasant Street; thence

NORTHERLY along the westerly line of North Pleasant Street, 73.3 feet to the point of beginning.

Being the same premises conveyed to the grantor and the grantee herein by deed of Jeffrey P. Dwyer, dated August 4, 1980, recorded in Hampshire County Registry of Deeds, Book 2175, Page 47.

Subject to the mortgage of Jeffrey P. Dwyer to the Amherst Savings Bank dated September 6, 1978 and recorded in the Hampshire County Registry of Deeds, Book 2052, Page 36 which the grantee assumes and agrees to pay.

Subject to the mortgage of Virginia B. Perkins and Dianne P. Magee to The Bank of Western Massachusetts dated November 28, 1989 and recorded in the Hampshire County Registry of Deeds, which the grantee assumes and agrees to pay.

Property Address: 236 North Pleasant Street, Amherst, Massachusetts

BK 3968 PG 0295

-2-

Subject to the taxes which the grantee assumes and agrees to pay.

Subject to and with the benefit of any restrictions, encumbrances or covenants of record if any are in force and applicable.

EXECUTED as a sealed instrument this 2nd day of June 1992.

Virginia B. Perkins  
Virginia B. Perkins

Commonwealth of Massachusetts

Hampden, ss.

June 2, 1992

Then personally appeared the above-named VIRGINIA B. PERKINS and acknowledged the foregoing to be her free act and deed, before me

Jeffrey W. Roberts  
Jeffrey W. Roberts, Notary Public

My commission expires: June 28, 1996

8402m

Hampshire ss. JUNE 9 1992 at 11 o'clock and 23 minutes A.M., Rec'd ent'd and  
(MONTH) (DAY)  
exam'd with Hampshire Reg. of Deeds, Book 3968 Page 294  
Attest \_\_\_\_\_  
REGISTER